

**Comprehensive Plan Committee**  
**Genoa Township**  
**Minutes of 02/20/2008 Meeting**

Meeting began at 6:30. Attendance was as follows:

Steve Havens  
Connie Goodman  
George Fleshman  
Tom Will  
Dan Strohecker  
Jo McIntosh  
Sandra Faulkner  
Joe Clase, Zoning Inspector  
Dave Engleson, Township Trustee

Absent: Jim Greenhalge, Brian Mumford

**1/16/08 Meeting Minutes** – limited comments were received on the draft, corrections were made and the minutes were posted to the Township Website.

**A. Public Comments**

Eric Leibowitz, representing the Casto Development Company, made a brief presentation on the Company's desire to develop a small neighborhood facility (approximately 10 acres) on the northwest corner at the intersection of Route 3 and Big Walnut (currently conceived as a pharmacy and a bank branch). They believe this would be a tax generating facility for the Township as compared to its present use and that it could potentially serve as a part of a Town Center concept (as raised in the Visioning process). **(Note: the site is currently zoned Rural Residential and the Plan Committee is not recommending a change in its draft Plan revision.)**

**B. Discussion of Draft Revisions to the Comprehensive Plan**

1. Joe will incorporate comments on preserving and improving current infrastructure (roads, sidewalks, sewers, waterlines, etc.) and investigating mineral rights in Chapter 5 – Implementation Strategies.
2. Sandra presented and discussed the drafts of the Introduction and Chapter 1 (Policy) with the Committee. Members should send their written comments to Sandra as soon as possible. Further revisions will be made and circulated to the Committee prior to the March 19 meeting. Several specific items of note were:
  - a. Steve and Joe will clarify the developed and undeveloped data re the Westerville acreage.
  - b. Steve will ask the Parks Advisory Board to make a brief presentation at the March meeting on the status of their bike and walking trail plans and ongoing park planning. We need to clarify the contents of a possible Parks Appendix to the Plan.
  - c. Joe has invited the Delaware County Regional Planning Commission to attend the March 19 meeting and discuss the Comprehensive Plan Map.

- d. Discussion of the Community Center concept will be included in Chapter 5.
- e. Jo and Sandra will check with the Zoning Commission to see when and what kind of discussion they would like to have with the Comprehensive Plan Committee.

### **C. Review of status of work on the Draft Revision and Committee Actions**

1. Introduction and Chapter 1 – Policy. Sandra will make revisions based upon the discussion at the meeting. Additional comments should be sent to Sandra no later than March 5. A final draft should be circulated by March 15 for discussion at the March 19 meeting.
2. Chapters 2-4 – Planning Vision, Situation Analysis, Recommendations. The final drafts have been prepared. Any additional comments should be sent to Sandra and Joe by March 5. The Comprehensive Plan Map (part of Chapter 4) will be discussed at the March 19 meeting.
3. Chapter 5 – Implementation Strategies. Joe will prepare a draft and circulate it for review prior to the March 19 meeting.
4. Fiscal Impact Appendix. Steve will obtain 2007 financial data, update the draft that was presented and discussed at the meeting and circulate the revisions prior to the March meeting.
5. Town Enhancement Report. Connie will review the existing materials and be prepared to discuss the inclusion of an appendix at the March 19 meeting.

### **D. Overall Schedule**

After the March 19 meeting, we should be in a position to prepare a complete draft for a final Committee review that will enable us to put everything in context. At the April meeting, we will make final revisions to the draft and initiate the formal review process.

### **E. The next meeting will be on March 19 at 6:30 pm at the Township Hall. Preliminary agenda is:**

1. Discussion of Comprehensive Plan Map with Delaware County Regional Planning Commission.
2. Presentation by the Parks Advisory Board
3. Final review of Introduction and Chapter 1.
4. Initial review of Chapter 5.
5. Review of Fiscal Impact appendix.

Committee members responsible for preparing draft materials are requested to email them whenever possible to the full committee in advance of the meeting – maps and other large files being the exception.

The meeting was adjourned at 8:30.